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## **PART IV-B**

**Rules and Orders (Other than those published in Parts I, I-A, and I-L) made  
by the Government of Gujarat under the Gujarat Acts**

### **URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT**

#### **NOTIFICATION**

Sachivalaya, Gandhinagar, 23<sup>rd</sup> September, 2022

#### **THE GUJARAT TOWN PLANNING AND URBAN DEVELOPMENT ACT, 1976**

**No. GH/V/137 of 2022/TPS-142021-1834-L:** WHEREAS, under Government Notification, Urban Development and Urban Housing Department No.GH/V/78 of 2011/TPS-112009-5216-L, dated 24.06.2011 the Government of Gujarat, in exercise of the powers conferred by section 48(2) of the Gujarat Town Planning and Urban Development Act, 1976 (President's Act No. 27 of 1976) (hereinafter referred to as "the said Act") sanctioned the Draft Town Planning Scheme No. 50 (Ved-Katargam) (hereinafter referred to as "the said Draft Scheme") submitted by the Surat Municipal Corporation (hereinafter referred to as "the said Authority").

AND WHEREAS, in exercise of the powers conferred by section 50 of the said Act, the Government of Gujarat appointed the Town Planning Officer for the finalizing the said Draft Scheme;

AND WHEREAS, the Town Planning Officer has submitted, to the Government of Gujarat, the Preliminary Town Planning Scheme No. 50 (Ved-Katargam) (hereinafter referred to as "the said Preliminary Scheme") as required under section 52(2) and section 64 of the said Act.

NOW THEREFORE, in exercise of the powers conferred by section-65 of the said Act, the Government of Gujarat hereby: -

- (a) Sanction the said Preliminary Scheme with modifications enumerated in Schedule below;
- (b) State that the said preliminary scheme shall be kept open for the inspection of the public, at the office of the Appropriate Authority, during office hours on working days;
- (c) Fix the date of this notification as the date for the purpose of clause (b) of sub-section (2) of the section 65.

### SCHEDULE

1. The condition “The Appropriate Authority shall make aggregate deduction from original plot while giving the development permission for redevelopment in final plot allotted against the said Original Plot.” is added in remarks column of redistribution statement in case no. 16, 32, 40, 43, 44, 46, 47, 52, 53, 56, 59, 61, 62.
2. The area, boundary and location of the Final Plot No. 1/2/2 admeasuring 5950 sq.mtr., Final Plot No.1/2/3 admeasuring 1659 sq.mtr., Final Plot No. 29 admeasuring 5876 sq.mtr., Final Plot No. 89 (સેલેબલ કોમર્શિયલ) admeasuring 4527 sq.mtr. are modified as the Final Plot No. 1/2/2 + 1/2/3 admeasuring 7609 sq.mtr., Final Plot No. 29 admeasuring 5876 sq.mtr., Final Plot No. 89 (સેલેબલ રેસીડેન્સીયલ) admeasuring 2868 sq.mtr., and Final Plot No. 113 (સેલેબલ કોમર્શિયલ) admeasuring 1659 sq.mtr. as shown in the accompanying plan and the Redistribution Statement.
3. The area, boundary and location of the Final Plot No. 69/2 admeasuring 8198 sq.mtr., Final Plot No. 69/1/2 admeasuring 477 sq.mtr., Final Plot No. 94 (સોસીયલ ઇન્ફ્રાસ્ટ્રક્ચર) admeasuring 3591 sq.mtr. are modified as the Final Plot No. 69/2+69/1/2 admeasuring 8675 sq.mtr. and Final Plot No. 94 (સોસીયલ ઇન્ફ્રાસ્ટ્રક્ચર) admeasuring 3591 sq.mtr. as shown in the accompanying plan and the Redistribution Statement.
4. The boundary and location of the Final Plot No. 24 admeasuring 867 sq.mtr. and Final Plot No. 25/1/2 admeasuring 1787 sq.mtr. are modified as shown in the accompanying plan.
5. The boundary and location of the Final Plot No. 30/2 admeasuring 12820 sq.mtr., Final Plot No.41/2 admeasuring 2553 sq.mtr., Final Plot No. 41/3 admeasuring 4246 sq.mtr., Final Plot No. 42 admeasuring 7011 sq.mtr., Final Plot No. 75 admeasuring 4320 sq.mtr., Final Plot No. 95 (વે ગ્રાઉન્ડ) admeasuring 18788 sq.mtr. are modified as shown in the accompanying plan.
6. The area, boundary and location of the Final Plot No. 58 admeasuring 202 sq.mtr., Final Plot No. 59 admeasuring 12454 sq.mtr., Final Plot No. 98 (ઓપન સ્પેસ) admeasuring 427 sq.mtr., Final Plot No. 101 (હાઉસીંગ ફોર એસ.ઈ.બલ્ડિંગ એસ.એચ.) admeasuring 2873 sq.mtr., Final Plot No. 112 (ઓપન સ્પેસ) admeasuring 297 sq.mtr. are modified as the Final Plot No. 58 admeasuring 202 sq.mtr., Final Plot No. 59 admeasuring 12619 sq.mtr., Final Plot No. 98 (ઓપન સ્પેસ) admeasuring 163 sq.mtr., Final Plot No. 101 (હાઉસીંગ ફોર એસ.ઈ.બલ્ડિંગ એસ.એચ.) admeasuring 2671 sq.mtr., Final Plot No. 112 (ઓપન સ્પેસ) admeasuring 266 sq.mtr., Final Plot No. 114 (ઓપન સ્પેસ) admeasuring 148 sq.mtr., Final Plot No. 115 (ઓપન સ્પેસ) admeasuring 122 sq.mtr., Final Plot No. 116 (ઓપન સ્પેસ) admeasuring 62 sq.mtr. as shown in the accompanying plan and the Redistribution Statement.
7. The 18.00 mtr. road southern side of Final Plot No. 51/1/B is realign so the area and boundary of the Final Plot No. 51/1/B admeasuring 3805 sq.mtr. and Final Plot No. 97 admeasuring 831 sq.mtr. are modified as the Final Plot No. 51/1/B admeasuring 3805 sq.mtr. and Final Plot No. 97 admeasuring 671 sq.mtr. as shown in the accompanying plan and the Redistribution Statement.
8. The area, boundary and location of the Final Plot No. 76/1 admeasuring 2443 sq.mtr., Final Plot No. 76/2 admeasuring 2443 sq.mtr., Final Plot No. 92 admeasuring 1327 sq.mtr. are modified as the Final Plot No. 76/1 admeasuring 3107 sq.mtr., Final Plot No. 76/2 admeasuring 3107 sq.mtr. and Final Plot No. 92 is deleted as shown in the accompanying plan and the Redistribution Statement.

Preliminary Scheme document, maps, redistribution statement shall be modified according to above.

By order and in the name of the Governor of Gujarat,

**PRAKASH DUTTA,**

Officer on Special Duty & Ex-Officio  
Joint Secretary to Government.

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**URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT****NOTIFICATION**Sachivalaya, Gandhinagar, 27<sup>th</sup> September, 2022**THE GUJARAT TOWN PLANNING AND URBAN DEVELOPMENT ACT, 1976**

**No.GH/V/138 of 2022/TPS-112020-1809-L:** WHEREAS, under Government Notification, Urban Development and Urban Housing Department No.GH/V/97 of 2006/TPS-112005-1518-L, dated 12.04.2006 the Government of Gujarat, in exercise of the powers conferred by section 48(2) of the Gujarat Town Planning and Urban Development Act, 1976 (President's Act No. 27 of 1976) (hereinafter referred to as "the said Act") sanctioned the Draft Town Planning Scheme No. 76 (Hathijan-1) (hereinafter referred to as "the said Draft Scheme") submitted by the Ahmedabad Municipal Corporation, Ahmedabad (hereinafter referred to as "the said Authority").

AND WHEREAS, in exercise of the powers conferred by section 50 of the said Act, the Government of Gujarat appointed the Town Planning Officer for finalizing the said Draft Scheme;

AND WHEREAS, the Town Planning Officer has submitted, to the Government of Gujarat, the Preliminary Town Planning Scheme No. 76 (Hathijan-1) (hereinafter referred to as "the said Preliminary Scheme") as required under section 52(2) and section 64 of the said Act.

NOW THEREFORE, in exercise of the powers conferred by section-65 of the said Act, the Government of Gujarat hereby: -

- (a) Sanction the said Preliminary Scheme with modifications enumerated in SCHEDULE appended here to;
- (b) State that the said Preliminary Scheme shall be kept open for the inspection of the public, at the office of the Appropriate Authority, during office hours on working days;
- (c) Fix the date of this notification as the date for the purpose of clause (b) of sub-section (2) of the section 65.

**SCHEDULE**

1. The condition "The Appropriate Authority shall make aggregate deduction from original plot while giving the development permission for redevelopment in final plot allotted against the said Original Plot." is added in remarks column of redistribution statement in case no. 97/1/1, 97/2.
2. The Final Plot No. 109 (અગીયો, ખુલ્લી જગ્યા, અર્બન ફોરેસ્ટ્રી, પ્લે ગ્રાઉન્ડ) admeasuring 2262 is deleted.
3. The area, boundary and location of the Final Plot No. 11 admeasuring 971 sq.mtr., Final Plot No. 12 admeasuring 1761 sq.mtr., Final Plot No. 13/1 admeasuring 1249 sq.mtr., Final Plot No. 13/2 admeasuring 330 sq.mtr., Final Plot No. 14+15 admeasuring 12296 sq.mtr., Final Plot No. 112 (સોસીયલ ઇન્ફ્રાસ્ટ્રક્ચર) (નેબર હુડ સેન્ટર/ પબ્લીક પરપઝ) admeasuring 3461 sq.mtr. are modified as the Final Plot No. 11 admeasuring 971 sq.mtr., Final Plot No. 12 admeasuring 1761 sq.mtr., Final Plot No. 13 admeasuring 1579 sq.mtr., Final Plot No. 14+15 admeasuring 16501 sq.mtr., sq.mtr. and Final Plot No. 112 (સોસીયલ ઇન્ફ્રાસ્ટ્રક્ચર) (નેબર હુડ સેન્ટર/ પબ્લીક પરપઝ) admeasuring 1518 sq.mtr. as shown in the accompanying plan and the Redistribution Statement.
4. The land shown between Final Plot No. 88/1 and 128 is allotted to appropriate authority as new Final Plot No. 147/1 (અગીયો, ખુલ્લી જગ્યા, અર્બન ફોરેસ્ટ્રી, પ્લે ગ્રાઉન્ડ) admeasuring 1766 sq.mtr. and 147/2 (અગીયો, ખુલ્લી જગ્યા, અર્બન ફોરેસ્ટ્રી, પ્લે ગ્રાઉન્ડ) admeasuring 8948 sq.mtr. as shown in the accompanying plan and the Redistribution Statement.
5. The land on south-western side of Final Plot No. 127 is allotted to appropriate authority as new Final Plot No. 147/3 (અગીયો, ખુલ્લી જગ્યા, અર્બન ફોરેસ્ટ્રી, પ્લે ગ્રાઉન્ડ) admeasuring 1172 sq.mtr. as shown in the accompanying plan and the Redistribution Statement.
6. The boundary and location of the Final Plot No. 9 admeasuring 7527 sq.mtr. and Final Plot No. 110 (સોસીયલ ઇન્ફ્રાસ્ટ્રક્ચર) (નેબર હુડ સેન્ટર/ પબ્લીક પરપઝ) admeasuring 5244 sq.mtr. are modified as shown in the accompanying plan and the Redistribution Statement.

Preliminary Scheme document, maps, redistribution statement shall be modified according to above.

By order and in the name of the Governor of Gujarat,

**PRAKASH DUTTA,**

Officer on Special Duty & Ex-Officio  
Joint Secretary to Government.

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**URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT****NOTIFICATION**Sachivalaya, Gandhinagar, 27<sup>th</sup> September, 2022**THE GUJARAT TOWN PLANNING AND URBAN DEVELOPMENT ACT, 1976**

**No.GH/V/ 139 of 2022/DVP-242020-346(5)-L: WHEREAS** the Final Development Plan of Rajkot Urban Development Authority was sanctioned by the State Government under Government Notification of Urban Development and Urban Housing Department No.GH/V/192 of 2016/DVP-13-2016-223702-L, dated 27.10.2016 (hereinafter referred to as "the said Development Plan" and "the said Authority").

**AND WHEREAS**, the proposal of said Authority Dated 26.05.2020 and 13.01.2021 for the variation under section 19(1) of the said Act in the said Development Plan was considered by the State Government;

**AND WHEREAS**, the variation proposed to be made in the said Development Plan was published, as required by the Section 19(1) of the Gujarat Town Planning and Urban Development Act, 1976 (President's Act No. 27 of 1976) (hereinafter referred as to "the said Act"), in the Gujarat Government extra ordinary Gazette Part IV-B dtd.07.06.2022 on page no. 116-1 to 116-2 under Government Notification, Urban Development and Urban Housing Department No.GH/V/64 of 2022/DVP-242020-346(5)-L, dtd.04.06.2022 along with a notice calling upon any person to submit suggestion or objection, if any, with respect to the proposed variation to the Principal Secretary to the Government of Gujarat, Urban Development and Urban Housing Department, Sachivalaya, Block No. 14, 9<sup>th</sup> Floor, Gandhinagar, in writing, within a period of two months from the date of publication of this notification in the official gazette;

**AND WHEREAS**, the Government of Gujarat has not received any suggestion or objection;

**NOW THEREFORE**, in exercise of the powers conferred by the section 19 of the said Act, the Government of Gujarat hereby:-

- (a) Sanction the said variation to be made in the said Development Plan, as set out in Schedule below;
- (b) Specify that the variation so set out shall come into force from the date of this notification.

**SCHEDULE**

Variation sanctioned in the Final Development Plan of the said Authority sanctioned by Government Notification, Urban Development and Urban Housing Department No.GH/V/192 of 2016/DVP-13-2016-223702-L, dated. 27.10.2016

1. The land bearing R.S.No.305/1A-7 Paikie of village: Veraval earmarked as A-B-C-D-E-F-G-H-I-J-K-L-M-N-O-A reserved for GARDEN & PARKING (RUDA) (R-50) shall be deleted from the said reservation and the land so released shall be designated for Industrial Zone under Section 12(2)(a) of the said Act as shown in accompanying plan.

By order and in the name of the Governor of Gujarat,

**PRAKASH DUTTA,**  
Officer on Special Duty & Ex-Officio  
Joint Secretary to Government.

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